



WILTON DRIVE

IMPROVEMENT DISTRICT



Project Presentation 10 Oct 2023

WILTON

Hotel & Pool Club

the Intent

“BE A FIRST-RATE VERSION OF YOURSELF,
NOT A SECOND-RATE VERSION OF
SOMEONE ELSE.”

JUDY GARLAND



Be Special, like Wilton.

Be afraid of being the same as every other hotel.
Make this special opportunity special.

Be Social, like Wilton

The power of community rests in the design and operation of spaces that bring residents and visitors together. Make that happen.

Be Stylish, like Wilton

Style endures. Give this hotel the attitude and personality that personifies the Wilton "lifestyle".

the Vision



enduring style
endless fun

WILTON
Hotel & Pool Club

Finally,
Filling a
Long-Standing
Wilton Manors
Boutique Hotel
Lodging Void .



Once,
a funeral
home



+50,000 Guests/Yr. staying on average +2 nights will drive new spending in Wilton Manors



Approximately 250 new jobs



+\$150,000/ yr. in estimated. Wilton Manors Tax Revenues

now
a lifestyle hotel
for the community.

with
new visitors
new shoppers
new service jobs
& new tax revenues

Promote the Wilton Drive A&E District

Designed for the District

Connect
Hotel Visitors
with the
Arts,
Design and
Entertainment
Venues of
Wilton Drive.

WILTON DRIVE

Our Main Street is brimming with art set among retail stores and service providers, dining establishments, and entertainment venues.

What You'll See...

- Murals
- Sculptures
- Wire Sculptures
- Art Galleries
- Utility Box Wraps
- Art Signs

40 *Wasting Time Chasing Tail*
Wire Sculpture by Spenser Little

41 *Mindfully Embrace Life*
Wire Sculpture by Spenser Little

42 **Wilton Collective**
Murals by Lori Protacio, Avi Ram, Jack Lee Jordan and 9000.

43 *Hope Will Never Be Silent - H. Milk*
Wire Sculpture by Spenser Little

44 *Insecurity Camera*
Wire Sculpture by Spenser Little

45 **Pride**
Mural by Claudia Castillo (on roll-up door)

46 *Sweet Hearts*
Sculpture by Craig Berube-Gray

47 **Claudia Castillo Art Studio**

48 *To the Moon, Alice*
Mural by Frank Cicco (located in the rear)

49 *Talking Tubes II*
Sculpture by Joni Younkina-Herzog

50 *Love*
Sculpture by Oliver Hofmann

51 **Pride Corner Art and Frame**

52 *Trapped Ball*
Sculpture by Dale Rogers

53 *Be Proud*
Mural by Claudia Castillo & Matthew Dreger

54 *Gray Foxes*
Wrap by Meghan Pearson

55 *Zeus*
Sculpture by Arline Peartree

56 **Gallery XO**

57 *Rough Night*
Wire Sculpture by Spenser Little

58 *Harmonic Vibes*
Sculpture by Arline Peartree

59 *No Selfie Control*
Wire Sculpture by Spenser Little

60 **Art Frenzie Galleries**

61 *Slices of Heaven*
Sculpture by Craig Berube-Gray

62 *Wilton Wildlife*
Wire Sculpture by Spenser Little

63 *Every Day Nature Beautifully Unfolds*
Wire Sculpture by Spenser Little

64 *Let Equality Bloom*
Wire Sculpture by Spenser Little

65 *One*
Sculpture by Glen Mayo

66 *Love Always Wins*
Wire Sculpture by Spenser Little

67 *Love Thy Neighbor*
Wire Sculpture by Spenser Little

68 *You Never Know Whose Day You Will Make*
Wire Sculpture by Spenser Little

69 *Face Your Fears*
Wire Sculpture by Spenser Little

70 *Welcome to Wilton Drive*
Mural by Daniel Wasinger, Florencia Clement and Mazena K. Down

71 *Park It and Bird Watch*
Wire Sculpture by Spenser Little

72 *Create Community*
Wire Sculpture by Spenser Little

73 *Manatee*
Wire Sculpture by Spenser Little

74 *Love Wins Bridge*
Mural by Meghan Pearson & Claudia Castillo

in **plain sight**

WILTON
Hotel & Pool Club

ART AND DESIGN IN WILTON MANORS

Discover the arts in the "Island City" of Wilton Manors. Whether you walk, bike, or explore by car, this map guides you through the City's eclectic array of outdoor murals, sculptures, distinctive architecture and design, and other curiosities often *hidden in plain sight*.

@inplainsightwm
www.inplainsightwm.com



WILTON

Hotel & Pool Club

Designed for the District

Reimagine
"five points"

Wilton Manors' new
intersection of

Culture,
Commerce
and Community



Designed for the District

100 Guestrooms & 23 Suites

419 SF Avg Room Size (369 sf - 647sf)

Valet Parking (98 spaces), EV stalls, Bike racks

8 Stories | 90ft Height

Lobby Coffee Bar and Grab N' Go Retail

4th Floor Fitness Studio, Yoga Terrace and Fitness Suites

the "Rooftop"

- Designer Pool with Lounge Chairs & Day Beds
- Pool Bar & Patio Dining
- Meeting Rooms & Terrace
- Sky Cafe & Terrace

Wilton Walls Public Art



Design
Program



the Wilton Walls

enduring style
DESIGNED FOR THE DISTRICT

a juried public art opportunity, using selected wall areas to reflect Wilton Manors and the hotel's brand.



Designed for the District

- Socially inviting.
- Comfortably Stylish.
- A "lifestyle" hotel expressive of the local community.
- Distinctive art and culinary experiences.
- "Bleisure" customers (travelers combining leisure with business).



Operating
Program

WILTON

Hotel & Pool Club

the "Rooftop"

endless fun
DESIGNED FOR THE DISTRICT

"It is fun
to have fun, but
you have to
know how!"
— Dr. Seuss



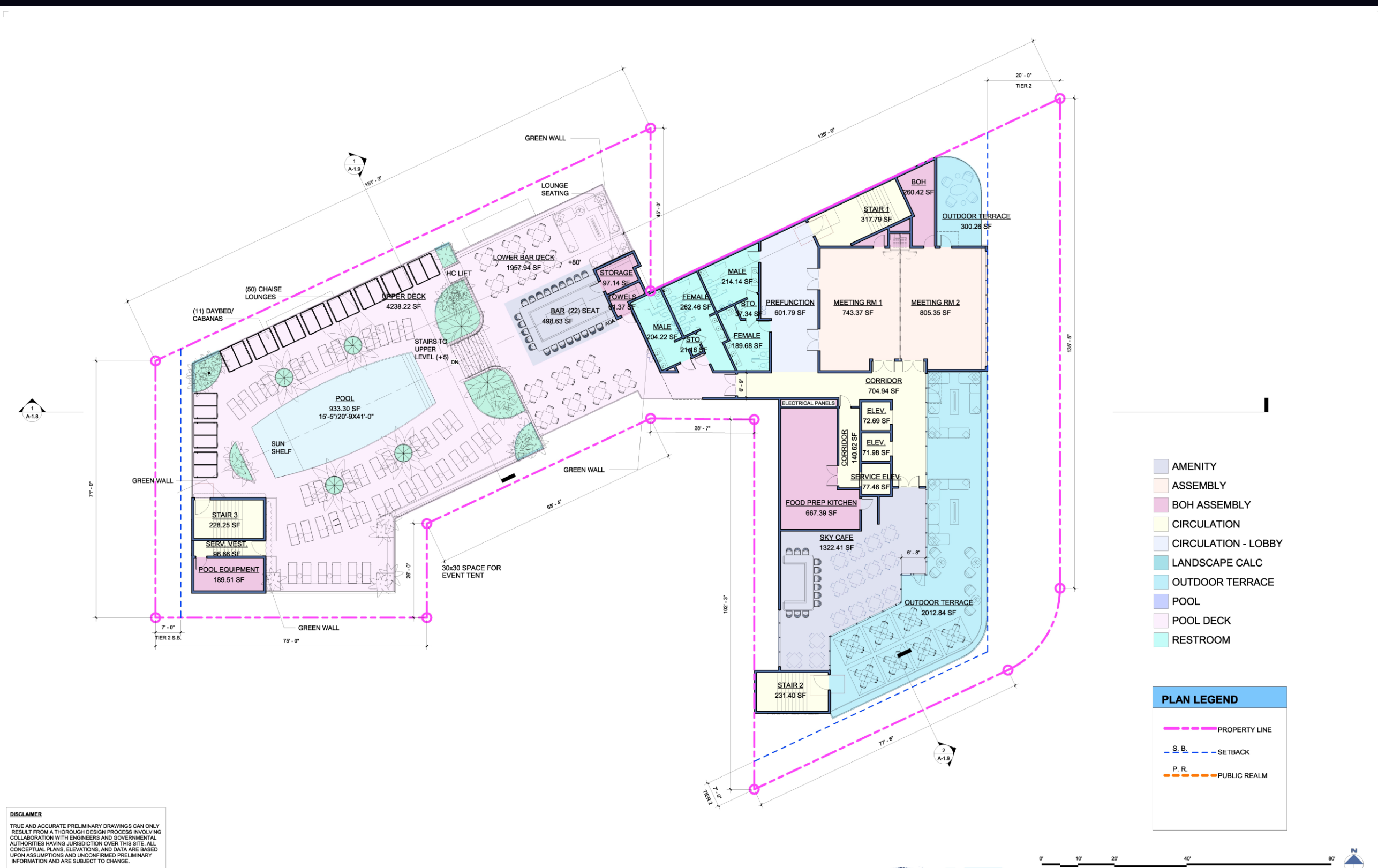
the "Rooftop"

Designer Pool & Deck

Pool Bar & Cafe

Meeting Space & Prefunction

Sky Cafe & Terrace



DISCLAIMER
TRUE AND ACCURATE PRELIMINARY DRAWINGS CAN ONLY RESULT FROM A THOROUGH DESIGN PROCESS INVOLVING COLLABORATION WITH ENGINEERS AND GOVERNMENTAL AUTHORITIES HAVING JURISDICTION OVER THIS SITE. ALL CONCEPTUAL PLANS, ELEVATIONS, AND DATA ARE BASED UPON ASSUMPTIONS AND UNCONFIRMED PRELIMINARY INFORMATION AND ARE SUBJECT TO CHANGE.





the "Rooftop" Pool Deck

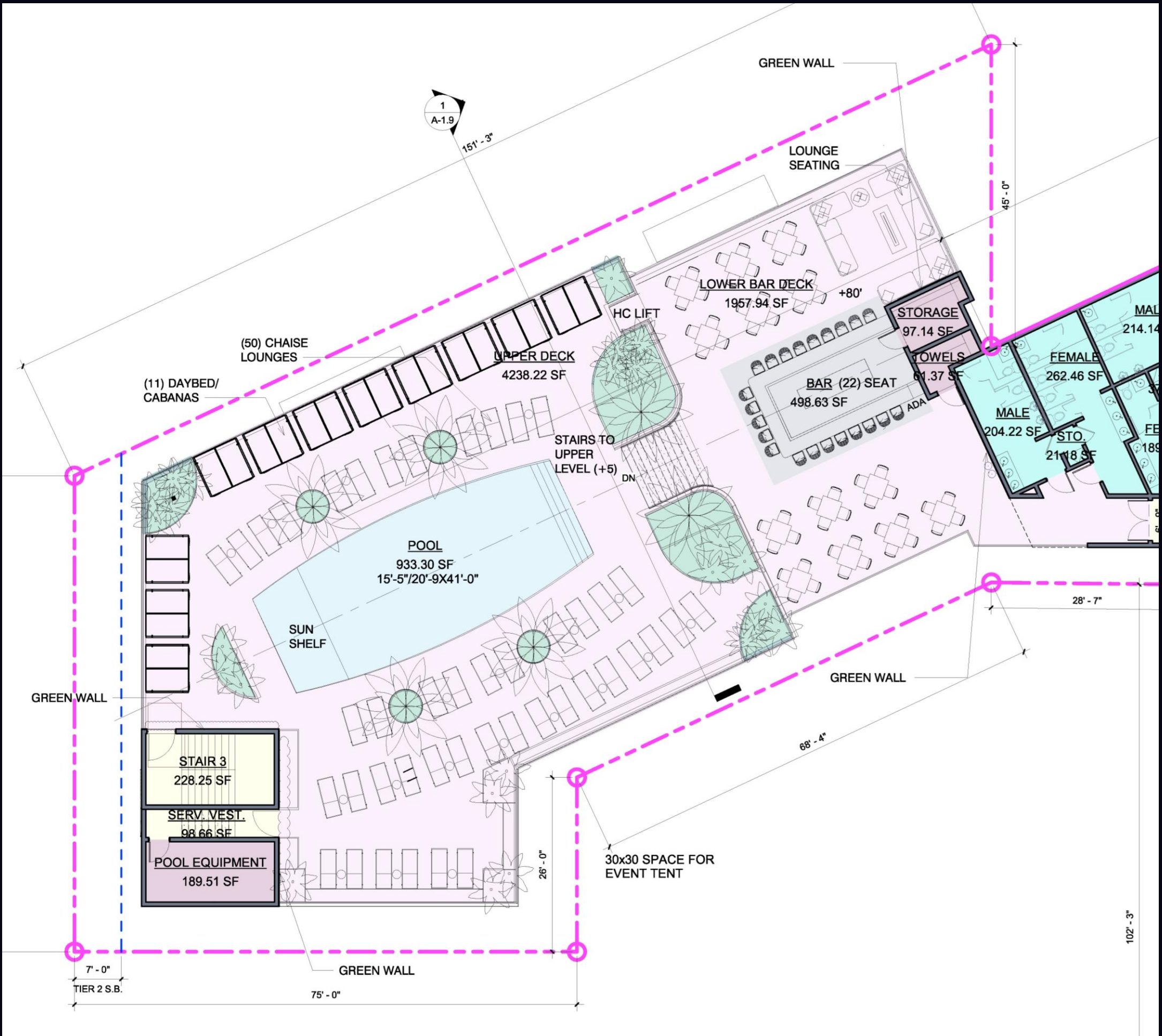
Elevated Pool Deck with Grand Staircase

Designer Pool with Sun Shelf

Chaise Lounges / Day Beds (66 seats)

Pool Bar & Café (44 seats)

Green Walls, Tropical Landscaping





the "Rooftop"

Meeting & Dining

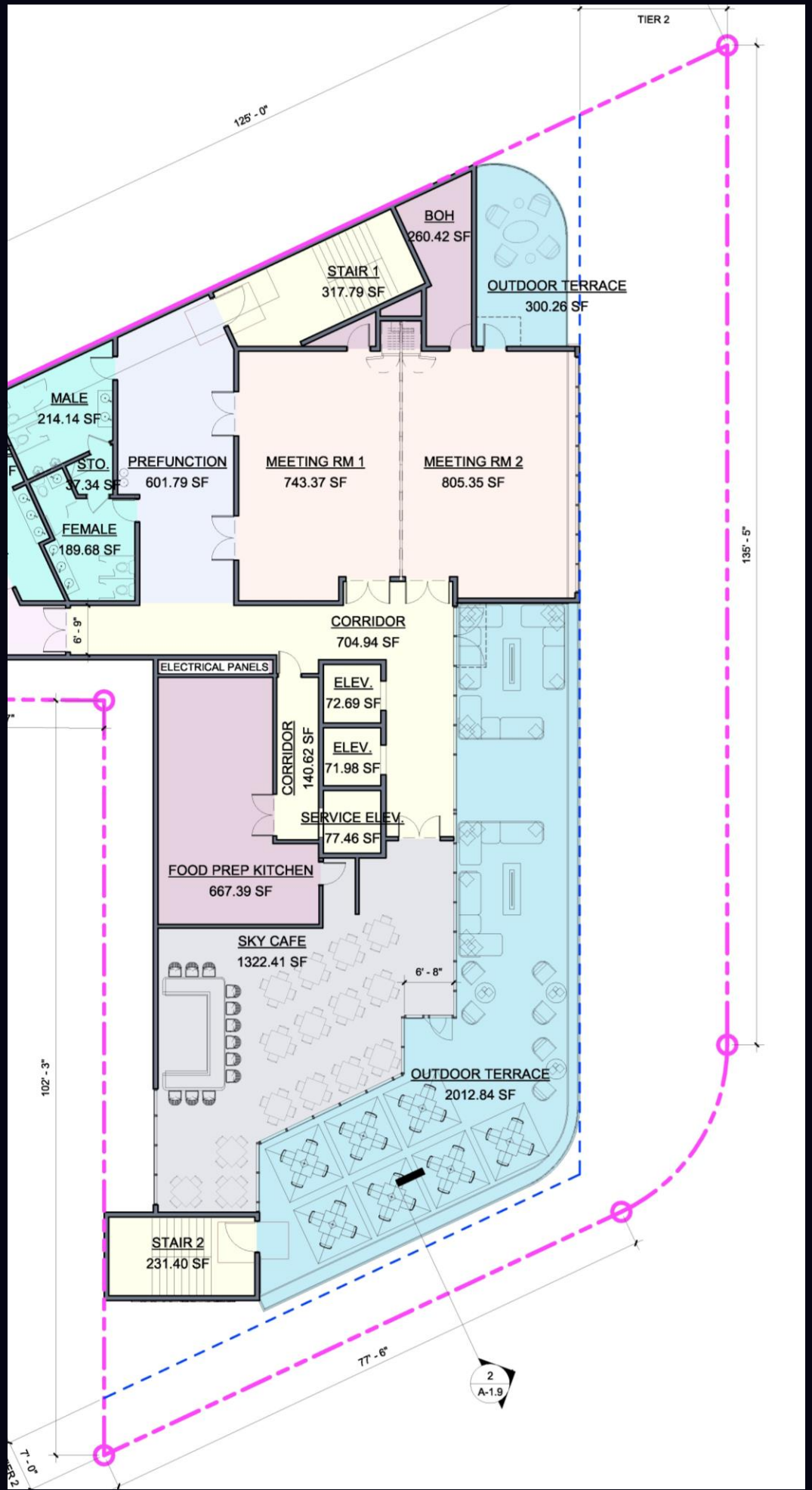
Elevator Arrival to Skyline Views

Meeting Space (1,500 sf)

Prefunction & Outdoor Terrace

Rooftop Sky Café (72 seats)

Sky Café Terrace (44 seats)



Floor 7

31 Guestrooms & Suites

25 King/Double Rooms

2 Deluxe Terrace Suites

3 Deluxe Rooms

1 One-Bedrooms Suite



- BOH ASSEMBLY
- CIRCULATION
- DELUXE WELLNESS SUITE
- DOUBLE WELLNESS
- TERRACE
- WELLNESS SUITES

GUESTROOM DATA	
KING	84 (375 SF AVERAGE)
DOUBLE QUEEN	16 (422 SF AVERAGE)
DELUXE	21 (486 SF AVERAGE)
DELUXE CORNER	2 (872 SF AVERAGE)
TOTAL	123

PLAN LEGEND

- PROPERTY LINE
- S. B. - SETBACK
- P. R. - PUBLIC REALM

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Typical Floors 5-6

31 Guestrooms & Suites

25 King/Double Rooms

2 Deluxe Terrace Suites

3 Deluxe Rooms

1 One-Bedrooms Suite



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4th Floor Plan

Fitness Studio &

Yoga Deck

5 Wellness Terrace Suites

25 Guestrooms/Suites

Guest Laundry



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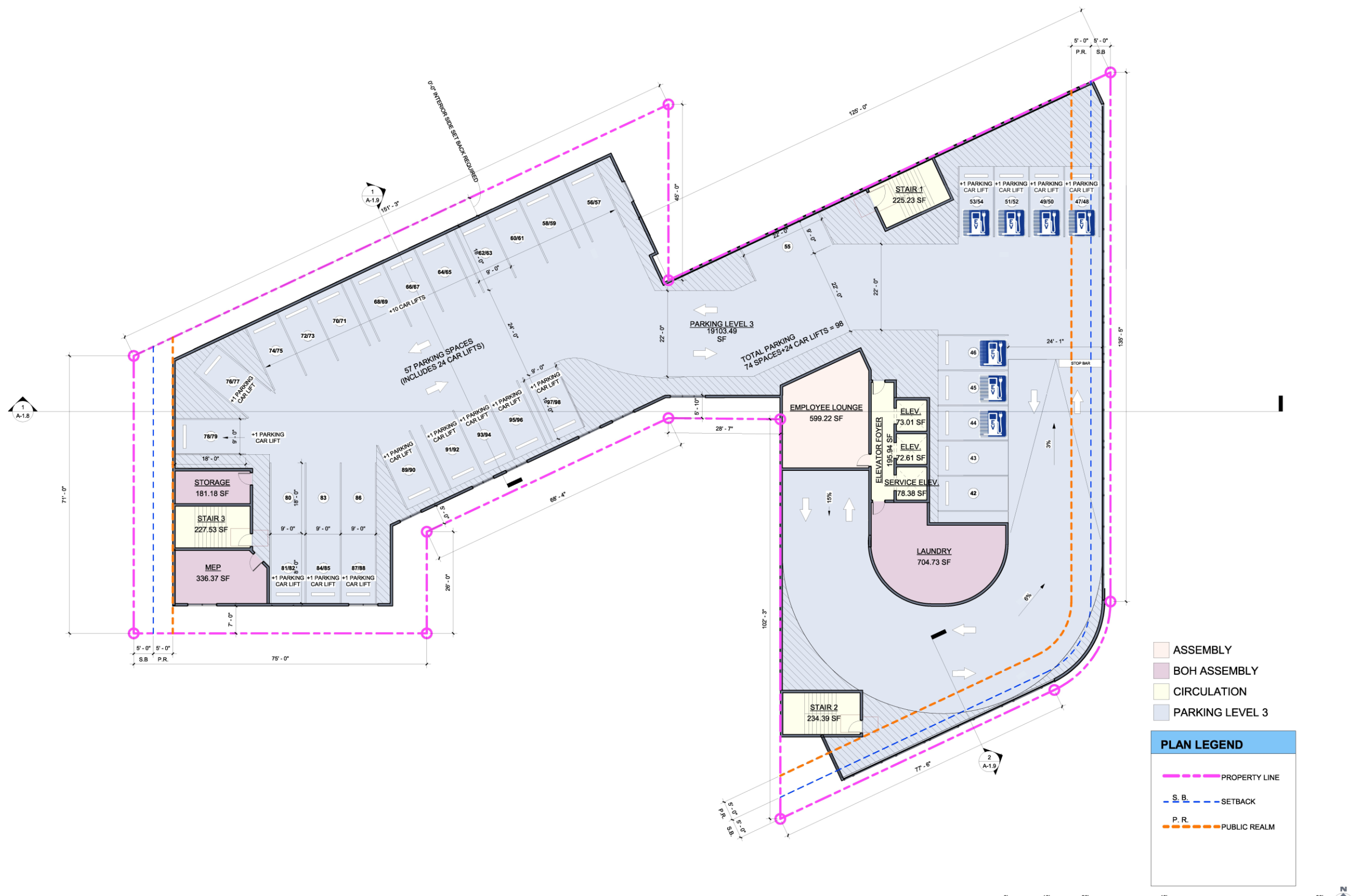
3rd Floor Plan

Valet Parking

EV Stalls (7)

Employee Lounge

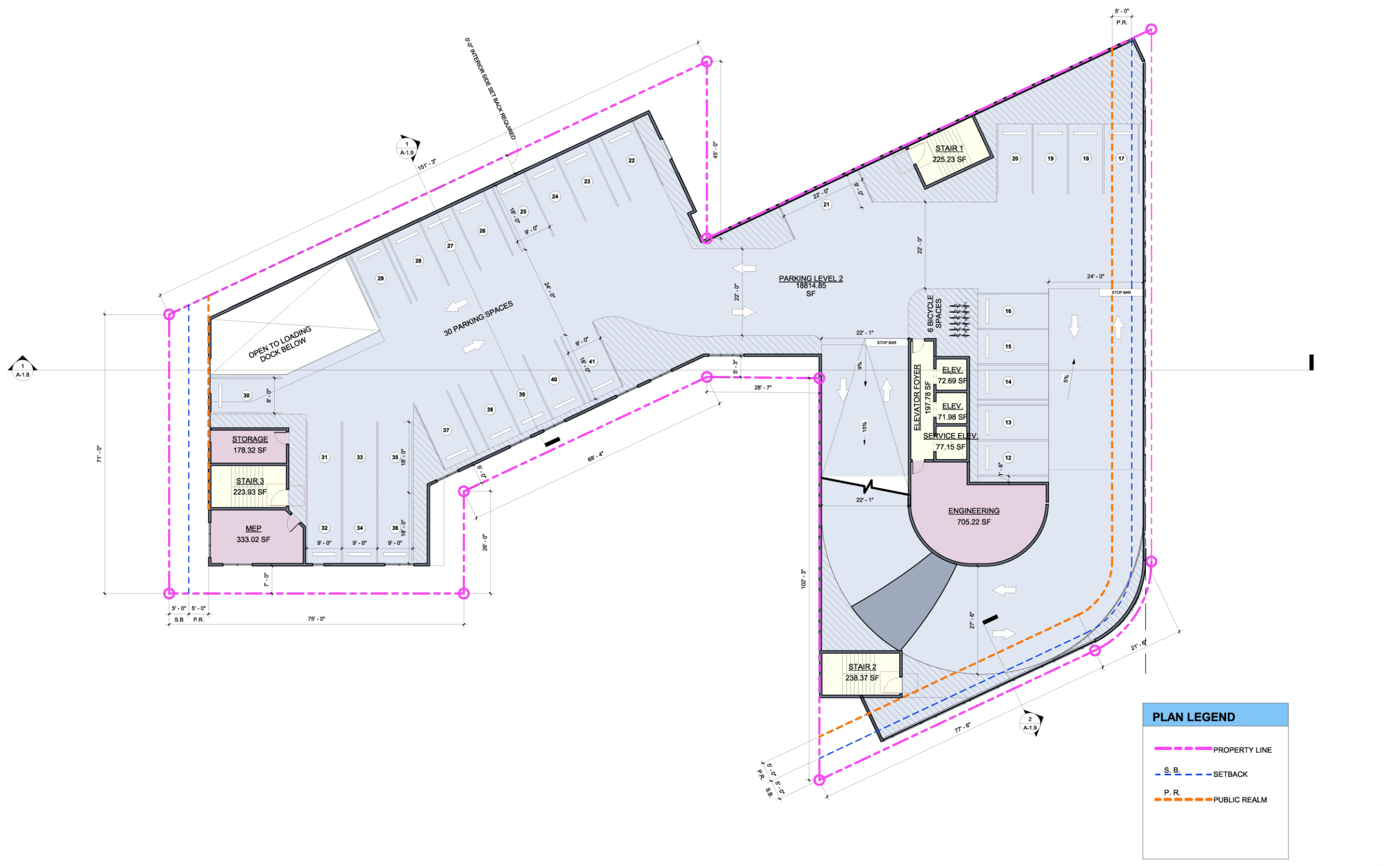
Laundry



2nd Floor Plan

Valet Parking

Engineering / Storage



Ground Floor

Off Street Guest Arrival

Lobby with Street Exposure

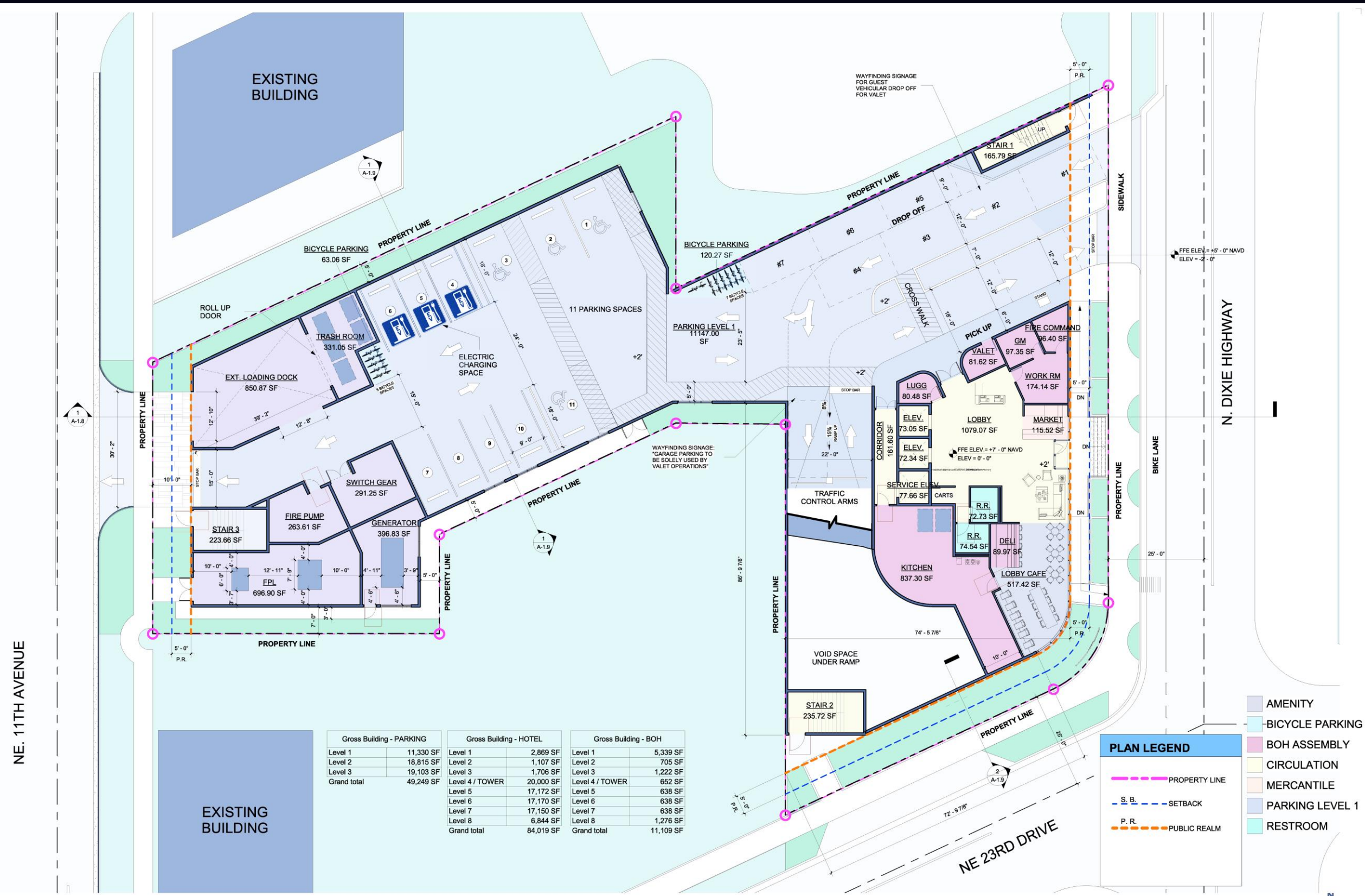
Lobby Café / Retail

Valet Parking

EV Chargers / Bike Racks

North Side Internal Service Dock

Landscaped Edges and Buffers



Gross Building - PARKING		Gross Building - HOTEL		Gross Building - BOH	
Level 1	11,330 SF	Level 1	2,869 SF	Level 1	5,339 SF
Level 2	18,815 SF	Level 2	1,107 SF	Level 2	705 SF
Level 3	19,103 SF	Level 3	1,706 SF	Level 3	1,222 SF
Grand total	49,249 SF	Level 4 / TOWER	20,000 SF	Level 4 / TOWER	652 SF
		Level 5	17,172 SF	Level 5	638 SF
		Level 6	17,170 SF	Level 6	638 SF
		Level 7	17,150 SF	Level 7	638 SF
		Level 8	6,844 SF	Level 8	1,276 SF
		Grand total	84,019 SF	Grand total	11,109 SF

PLAN LEGEND

- PROPERTY LINE
- S.B. - SETBACK
- P.R. - PUBLIC REALM
- AMENITY
- BICYCLE PARKING
- BOH ASSEMBLY
- CIRCULATION
- MERCANTILE
- PARKING LEVEL 1
- RESTROOM



Eco-Plan Landscape

New Sidewalks Grasses & Shrubs Palm Trees Green Buffers

PLANT SCHEDULE GROUND FLOOR

TREES	BOTANICAL NAME	COMMON NAME
QH3	Quercus virginiana 'QV71A'	Highrise Live Oak
FLOWERING TREES	BOTANICAL NAME	COMMON NAME
CS	Cordia sebestena	Orange Geiger Tree
PALM TREES	BOTANICAL NAME	COMMON NAME
CA4	Carpentaria acuminata	Carpentaria Palm
PE2	Psychosperma elegans	Alexander Palm
PE	Psychosperma elegans	Alexander Palm
RR2	Royalstonia elata	Florida Royal Palm
SS3	Sabal palmetto	Cabbage Palm
SHRUBS	BOTANICAL NAME	COMMON NAME
CG4	Cordia alliodora 'Golden Dust'	Gold Dust Cotton
PN	Psychotria nervosa	Wild Coffee
SP3	Syzygium paniculatum	Brush Cherry
SHRUB AREAS	BOTANICAL NAME	COMMON NAME
CR	Chrysobalanus icaco 'Red Tip'	Red Tip Cocoplum
GROUND COVERS	BOTANICAL NAME	COMMON NAME
AL	Alternanthera dentata 'LRU30'	Little Ruby™ Alternanthera
LG	Liriope muscari 'Evergreen Giant'	Evergreen Giant Border Grass
MC5	Muhlenbergia capillaris	Pink Muhly
PO2	Peperomia obtusifolia	Peperomia
ZI	Zamia pumila	Florida Coonite



WILTON MANORS LANDSCAPE CODE REQUIREMENTS

SEC. 150-030. Perimeter Landscape and Buffer Requirements	Total Provided
(a.) (1) 10' Min. width of buffer abutting streets	1'-6"
Diode Highway	1'-10"
NE 23rd Drive	1'-10"
NE 11th Avenue	1'-0"
(b.) (2) 5' Min. width of buffer abutting rear or side common property lines	Total Provided
North property line, west side	0'
North property line, east side	0'
South property line, west side	7'
South property line, middle	0'
West property line, south side	7'
(c.) Buffer along streets - swale area between property line and pavement 1 tree per 30LF excluding driveways	5 double trunk palms*
Diode Highway - 116 5' / 30LF	3 palms
NE 23rd Drive - 93 5' / 30LF	2 trees, 3 palms
NE 11th Avenue - 28 5' / 30LF	1 tree, 3 palms
* Palms have been used due to minimal distance between swale area and facade of building. No room for the crown of shade trees.	N/A
(d.) 6' masonry wall where property abuts residential or mixed commercial / residential zoning	N/A
SEC. 150-040. Vehicular Use Area Landscape Requirements	Total Provided
(b.) at least 20% of VUA shall be maintained as landscape	425 SF VUA x 20% Landscape Area = 85 SF
(c.) One tree and six (6) shrubs for every 1,000 sq ft of VUA	2 Palms
425 SF VUA / 1000 SF x 1 Tree	9 Shrubs
425 SF VUA / 1000 SF x 6 Shrubs	

SEC. 150-060. Sight distance for landscaping in or adjacent to street	Total Provided
(b.) (1.) On street parking islands - groundcover and 1 tree per island	2 Palms*
NE 23rd Drive - 2 parallel spaces = 2 terminal islands	
* Palms have been used due to minimal distance between swale area and facade of building. No room for the crown of shade trees.	
SEC. 150-080. Trees and Shrubs Minimum Quantities	Total Provided
(a.) One Tree for each 1500 SF of Permeable area outside of VUA inclusive of required perimeter buffer trees	1 Tree, 22 Palms
1696 SF permeable area / 1500 SF	
(b.) 20 shrubs or groundcovers for each tree required	96 shrubs
2 req'd trees x 20 shrubs	
SEC. 150-110. Trees and Shrubs Variety	Total Provided
Required number of trees (11-30) = 3 species required	6 species (2 Trees & 4 palms)
Required number of shrubs (2-150) = 1 species required	1 shrub species
(A.) At least 10% of trees and shrubs outside of VUA shall be flowering	2 flowering trees
	31 flowering shrubs
SEC. 150-120. Trees and Shrubs Size	Total Provided
(d.) minimum of 50% of req'd trees installed size related to structure height	(1 Tree and 15 Palms*)
36' or taller structure = trees 18' tall and palms 22' tall (12 req'd trees x 50%)	*13 Sabals + 2 Royal Palms
DRC COMMENT #4 (7/20/23)	Total Trees Required
List the total number of required trees and the total number of provided trees in landscaping table.	12
Native Plant Requirements	Total Trees Provided
60% of plant material required to be native	39
	Provided
	83/1196 total plants = 70%
	9/14 species = 64%

ECOPLAN
ECOLOGICAL / ENVIRONMENTAL LAND PLANNING
LANDSCAPE ARCHITECTURE
REGISTERED PROFESSIONAL ENGINEER
FLORIDA LICENSE NO. 12525

DRAFT

THE WILTON HOTEL
WILTON MANORS, FLORIDA

PLANTING PLAN
GROUND FLOOR
DATE: 7/25/2023
PROJECT #: 2225
DRAWN BY: JH
CHECKED BY: JH
SCALE: INDICATED

REVISION: DATE: BY: SCALE: 1" = 10'-00"

SEAL: [Professional Seal]

SHEET NUMBER: LAPL-1

enduring style | endless fun



Once,
a funeral
home

now, Wilton Manors'
new intersection of

Culture,
Commerce
and Community



“IF YOU CAN DREAM IT, YOU CAN DO IT.”

WALT DISNEY

end. thank you.



Enduring Style | Endless Fun